

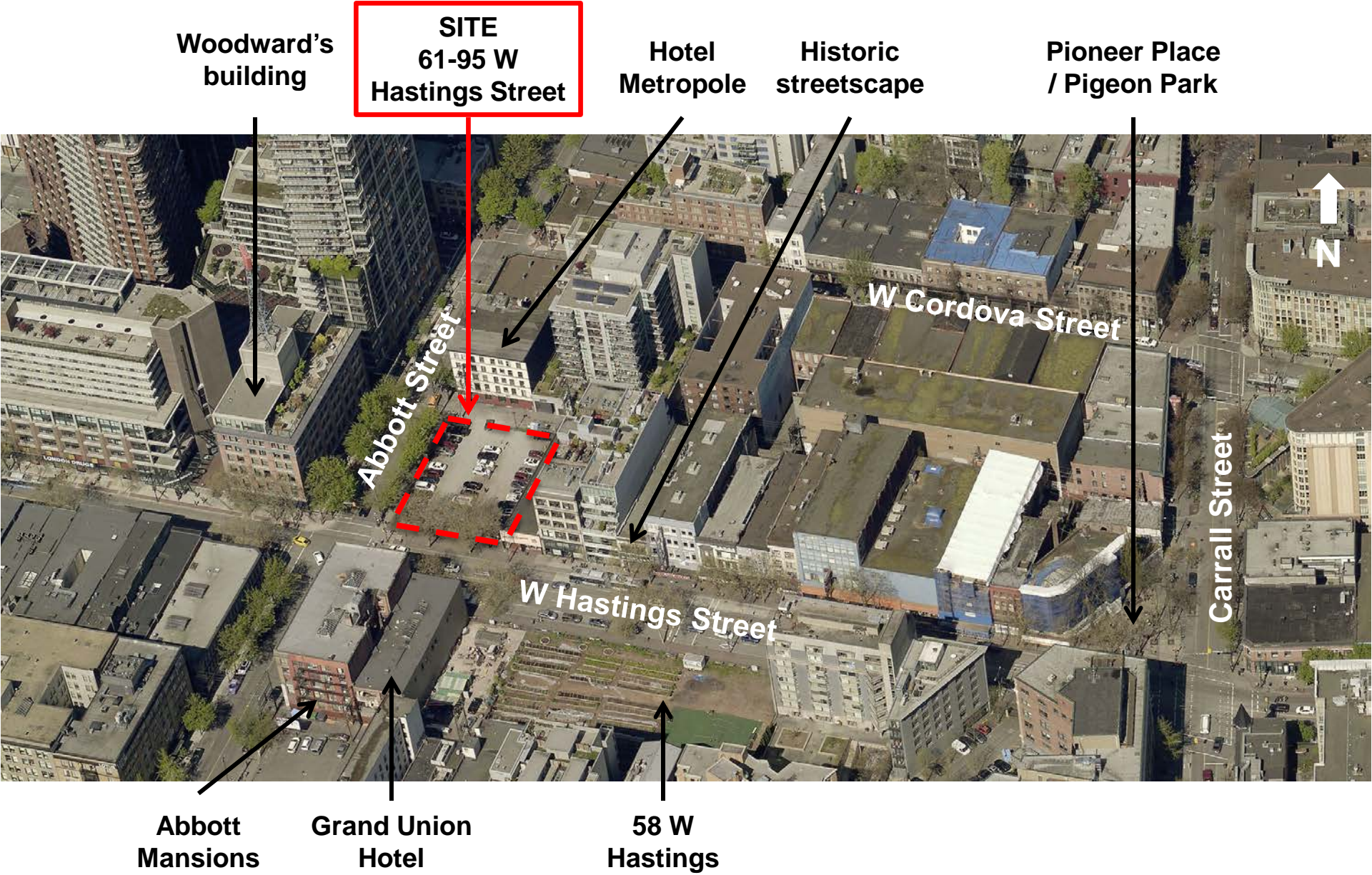


# CD-1 Rezoning Application 61-95 West Hastings Street

Public Hearing  
March 13, 2018

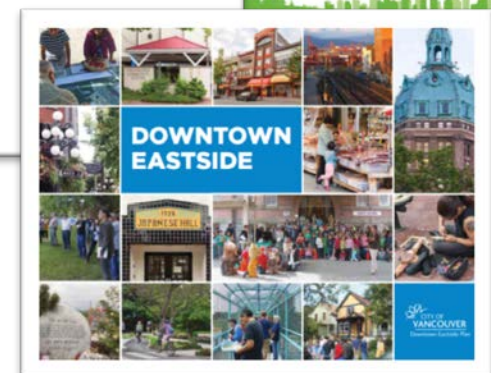
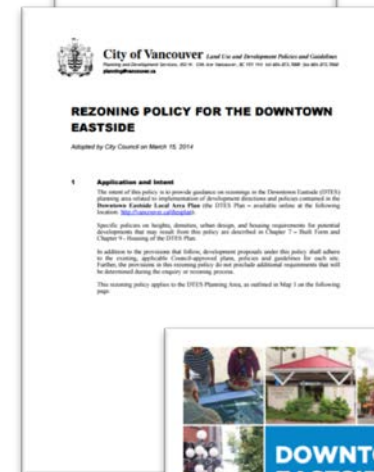
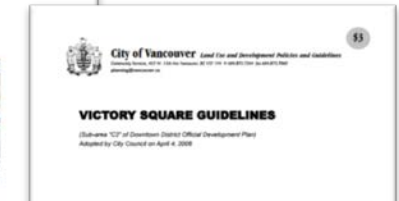
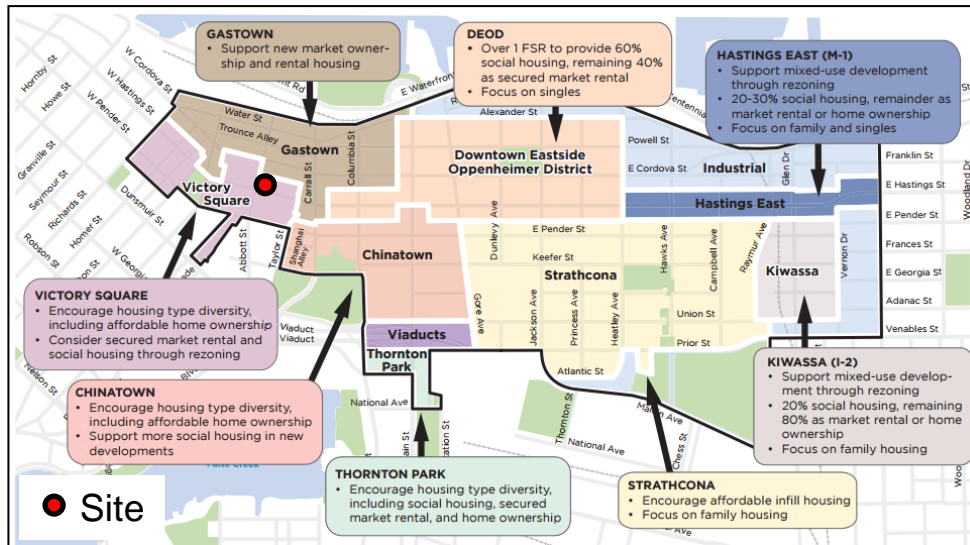


# Site Context



## Downtown Eastside Plan: Victory Square

- Encourage the continuation of Victory Square as a mixed-use neighbourhood.
- Include a mix of housing types.





# Secured Market Rental Housing

Progress toward target in the *Downtown Eastside Plan (2014)\**:

	Downtown Eastside 10-year Target (2014-2023)	Current Projects (Completed, Under Construction or Approved)	Gap
<b>Secured Market Rental Housing Units</b>	1,650	534	1,116

Progress toward target in the *Housing Vancouver Strategy (2017) \**:

	City-wide Target (2017-2028)	Current Projects (Completed, Under Construction or Approved)	Gap
<b>Secured Market Rental Housing Units</b>	20,000	822	19,178

\* To September 30, 2017 - unit numbers exclude the 132 units in this proposal.

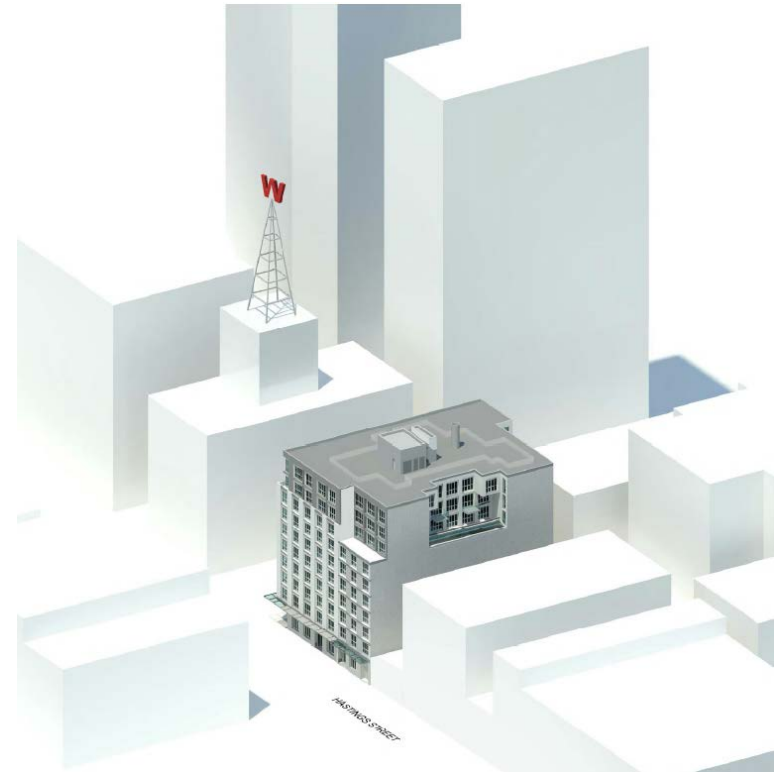
Height 32 m (105 ft.)  
10 storeys

Density 7.62 FSR

Secured market rental 132 units

Unit type	Number	% of Total
Studio	83	63%
1-BR	4	3%
2-BR	45	34%
Total	132	100%

Three commercial units at street level



# Community-Based Development Area

- Local Hiring
- Space that serves the low-income community
- Building design's contextual fit



## Open House:

- January 26, 2017
- 28 Attendees

## Support for:

- Proposed rental
- Building scale and design

## Concern for:

- Affordability
- Neighbourhood gentrification







# CD-1 Rezoning Application 61-95 West Hastings Street

Public Hearing  
March 13, 2018